

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Madison County**

State: **IL**

PJ's Total HOME Allocation Received: **\$21,741,243**

PJ's Size Grouping*: **B**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:				PJs in State:	17		
% of Funds Committed	92.89 %	93.71 %	11	92.07 %	61	57	
% of Funds Disbursed	89.82 %	89.91 %	7	84.14 %	79	76	
Leveraging Ratio for Rental Activities	8.79	2.89	1	4.79	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	89.92 %	1	81.45 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	87.21 %	76.52 %	4	69.74 %	82	80	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	94.97 %	83.38 %	4	80.97 %	86	82	
% of 0-30% AMI Renters to All Renters***	42.14 %	50.24 %	14	45.50 %	41	42	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.74 %	95.53 %	8	95.55 %	46	46	
Overall Ranking:			In State:	3 / 17	Nationally:	88	87
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$40,993	\$31,485		\$26,831	159 Units	8.70 %	
Homebuyer Unit	\$5,923	\$12,608		\$15,029	1,444 Units	79.20 %	
Homeowner-Rehab Unit	\$20,442	\$21,826		\$20,806	221 Units	12.10 %	
TBRA Unit	\$0	\$3,384		\$3,228	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Madison County IL

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$117,753	\$68,417	\$22,752
State:*	\$105,554	\$85,936	\$25,954
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ:	1.5 %
National Avg:	1.2 %

R.S. Means Cost Index: 1

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	73.9	86.7	61.5	0.0	Single/Non-Elderly:	42.7	35.9	19.9	0.0
Black/African American:	25.5	9.5	37.6	0.0	Elderly:	49.0	1.7	35.7	0.0
Asian:	0.0	0.2	0.0	0.0	Related/Single Parent:	5.7	24.9	28.1	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	1.3	21.6	13.1	0.0
Native Hawaiian/Pacific Islander:	0.0	0.1	0.0	0.0	Other:	0.6	14.9	2.3	0.0
American Indian/Alaska Native and White:	0.0	0.1	0.0	0.0					
Asian and White:	0.0	0.3	0.0	0.0					
Black/African American and White:	0.0	0.1	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.1	0.0	0.0					
Asian/Pacific Islander:	0.0	0.4	0.0	0.0					
ETHNICITY:									
Hispanic	0.0	2.3	0.9	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	81.5	36.3	37.6	0.0	Section 8:	10.2	0.0 [#]		
2 Persons:	7.6	27.2	29.9	0.0	HOME TBRA:	0.0			
3 Persons:	6.4	18.5	12.2	0.0	Other:	29.9			
4 Persons:	1.9	10.5	10.9	0.0	No Assistance:	59.2			
5 Persons:	1.3	5.7	6.3	0.0					
6 Persons:	0.6	1.2	2.3	0.0					
7 Persons:	0.0	0.4	0.5	0.0					
8 or more Persons:	0.0	0.1	0.5	0.0	# of Section 504 Compliant Units / Completed Units Since 2001			28	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Madison County State: IL Group Rank: 88
 (Percentile)
 State Rank: 3 / 17 PJs Overall Rank: 87
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	87.21	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	94.97	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	98.74	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	2	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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